

**CITY OF BALTIMORE**  
**ORDINANCE \_\_\_\_\_**  
**Council Bill 19-0356**

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Introduced by: Councilmember Cohen

At the request of: Chester Street Properties, LLC

Address: c/o Justin A. Williams, Esquire, Rosenberg | Martin | Greenberg LLP, 25 South  
Charles Street, Suite 21<sup>st</sup> Floor, Baltimore, Maryland 21201

Telephone: 410-727-6600

Introduced and read first time: March 18, 2019

Assigned to: Land Use and Transportation Committee

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Committee Report: Favorable

Council action: Adopted

Read second time: July 22, 2019

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**AN ORDINANCE CONCERNING**

**Zoning Map Amendment – 123 South Chester Street**

FOR the purpose of amending the Zoning District Map for the R-8 zoned property known as 123 South Chester Street (Block 1748, Lot 041), as outlined in red on the accompanying plat, to apply a Rowhouse Mixed-Use Overlay District (R-MU) designation; and providing for a special effective date.

BY amending

Article 32 - Zoning

Zoning District Map

Sheet 57

Baltimore City Revised Code

(Edition 2000)

**SECTION 1. BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF BALTIMORE,** That Sheet 57 of the Zoning District Map is amended by applying an R-MU Overlay District designation to the R-8 zoned property known as 123 South Chester Street (Block 1748, Lot 041), as outlined in red on the plat accompanying this Ordinance.

**SECTION 2. AND BE IT FURTHER ORDAINED,** That as evidence of the authenticity of the accompanying plat and in order to give notice to the agencies that administer the City Zoning Ordinance: (i) when the City Council passes this Ordinance, the President of the City Council shall sign the plat; (ii) when the Mayor approves this Ordinance, the Mayor shall sign the plat; and (iii) the Director of Finance then shall transmit a copy of this Ordinance and the plat to the Board of Municipal and Zoning Appeals, the Planning Commission, the Commissioner of Housing and Community Development, the Supervisor of Assessments for Baltimore City, and the Zoning Administrator.

**EXPLANATION:** CAPITALS indicate matter added to existing law.  
[Brackets] indicate matter deleted from existing law.  
Underlining indicates matter added to the bill by amendment.  
~~Strike out~~ indicates matter stricken from the bill by amendment or deleted from existing law by amendment.

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1       **SECTION 3. AND BE IT FURTHER ORDAINED,** That this Ordinance takes effect on the date it is  
2 enacted.

Certified as duly passed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
President, Baltimore City Council

Certified as duly delivered to His Honor, the Mayor,  
this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
Chief Clerk

Approved this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
Mayor, Baltimore City